

AFTER RECORDING MAIL TO:

**Taylor James Pearson
1520 Sarah Street
Mount Vernon, WA 98274**

**Filed for Record at Request of:
Land Title & Escrow of Skagit & Island County
Escrow No.: 01-178043-OE**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Affidavit No. 2020-2038
Jun 10 2020
Amount Paid \$7229.00
Skagit County Treasurer
By Marissa Guerrero Deputy

Statutory Warranty Deed

THE GRANTORS WILLIAM P. ADAMS and SHANNON J ADAMS, who acquired title as SHANNON J. ADAMS, husband and wife for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to TAYLOR JAMES PEARSON, an unmarried person the following described real estate, situated in the County of Skagit, State of Washington

**Abbreviated Legal:
Lot 21, Blackburn Ridge.**

For Full Legal See Attached Exhibit "A"

**Tax Parcel Number(s):
4708-000-021-0000, P113170**

Subject to the covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment, Order No. 01-178043-OE.

Dated June 8, 2020

William P. Adams
William P. Adams

Shannon J Adams
Shannon J Adams

STATE OF Washington
COUNTY OF Skagit } SS:

I certify that I know or have satisfactory evidence that **William P. Adams and Shannon J Adams** are the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: June 9, 2020

Candi Newcombe
~~Brandi N. Dellinger~~ Candi Newcombe
Notary Public in and for the State of Washington
Residing at Sedro Woolley WA
My appointment expires: Nov. 15th, 2022 July 1, 2021

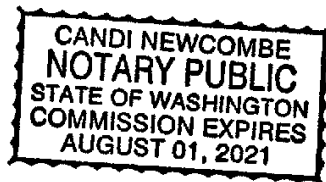


EXHIBIT A

Lot 21, "PLAT OF BLACKBURN RIDGE," as per plat recorded in Volume 16 of Plats, pages 206 through 208, inclusive, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.